

rights of redemption and to foreclose all prior or subsequent alienations and descents of the property and all encumbrances thereon, except taxes and other municipal liens arising subsequent to the date of sale, and to decree an absolute and indefeasible estate in fee simple or leasehold, as the case may be, to be vested in the holder of the certificate of sale.

*Section 62E. Form of Bill of Complaint.* The proceedings shall be begun by filing in one of the courts of equity of the City of Baltimore a bill of complaint in substantially the same form as bills of complaint in other proceedings in the equity courts, setting forth (a) the fact of the issuance of the certificate of sale, (b) a description of the property in substantially the same form as the description appearing on the Collector's tax roll, (c) the fact that the property has not been redeemed by any party in interest, although more than one year and a day from the date of sale has expired, (d) a prayer for process directed to the defendants named in the bill of complaint, (e) a prayer for an order of publication directed to all parties in interest in the property, and (f) a prayer that the court pass a final decree foreclosing all rights of redemption of the defendants in and to the property. The bill of complaint shall also contain the amount necessary for redemption. The certificate of sale issued by the Collector to the purchaser shall be attached to the bill of complaint and shall be made part thereof. Either the original certificate of sale or a copy thereof may be used.

*Section 62F. Parties.* The plaintiff in any proceeding to foreclose the right of redemption shall be the holder of the certificate of sale. The defendants in any such proceeding shall be the following:

(a) The owner of the property whose interest can be ascertained from a search of the Land Records of Baltimore City, of the records of the Register of Wills of Baltimore City and of the records of any court of law or equity of the City of Baltimore.

(b) If the property be subject to a ground rent, the parties defendant shall be the owner of the fee simple title and the owner of the leasehold title whose interest can be ascertained from a search of the Land Records of Baltimore City, of the records of the Register of Wills of Baltimore City and of the records of any court of law or equity of the City of Baltimore.

(c) Any mortgagee of the property or his assignee of record, named as such in any unreleased mortgage recorded among the Land Records of Baltimore City.